

Marshfield Development Review Board

Meeting Minutes

November 16, 2017

Hearing on request from William Fitzpatrick for a 2-lot subdivision on property owned by William Fitzpatrick and Pamela Knapp, 900 Laird Pond Road, Parcel#FE003.D

Called to order at 7:15 pm @ Old Schoolhouse Common

PRESENT: Pamela Knapp, William Fitzpatrick, Dan Dolan, Rebecca Armel, Gary Leach, James Arisman, Les Snow, Jenny Neilson-Warshow, Bob Light

Pamela explained that they would like to divide the property into two parcels. The smaller parcel of 2.7 acres would contain the existing house and the larger parcel of 7.6 would have William's shop with an apartment above it. The shop has been ~~moved~~ from its current location near the house and 2.7-acre parcel to the newly proposed ~~created~~ larger parcel to Hearing adjourned at 7:36pm create some space between the two buildings and locate them on separate parcels. Gary Leach asked about road frontage necessary to create two lots. He said that according to the deeds, there was not enough road frontage to make two lots under our zoning requirements. Bob explained that there had been a lot line adjustment with abutting landowner Carlo Rovetto to gain the extra 15 feet needed to subdivide into two lots. -William had a copy of the appropriate paperwork, a written boundary agreement between Fitzpatrick/Knapp and Rovetto/Whittaker, which he submitted for the record. There were no more questions and the hearing was adjourned.